

Friday, January 10, 2014

The Assessment Appeals Board of the County of San Luis Obispo, State of California, met in regular session at 9:00 A.M., in the Board of Supervisors Chambers, County Government Center, San Luis Obispo, California.

**PRESENT: Board Members** Monica Chudgar, Douglas Barth and Chairperson Kem Weber

**ABSENT: Board Member** None

Ms. Nina Negranti, Deputy County Counsel, is present and represents the Assessment Appeals Board.

Chairperson Kem Weber leads the Pledge of Allegiance.

Mr. Tom Bordanaro, Assessor, and Ms. Lesa Gofourth, Mr. Greg King, Mr. Jim Mallon, Mr. Doug Mannon, Mr. Jeff Strandland, and Ms. Kathleen Toscano, Deputy Assessors, are present and sworn.

1. This is the time set for members of the public to address the Board on other than scheduled matters.

**Chairperson Kem Weber:** opens the floor to public comment without response.

2. Application No. 2013-033, APN 090-012-029, John H. Amburgey and Maria R. Amburgey is presented. This application is for the 2013/14 Regular Roll Year. The Applicant is present and requesting a continuance.

**Application No. 2013-033, APN 090-012-029, John H. Amburgey and Maria R. Amburgey, the Board grants a continuance to a date to be set by the Clerk.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

3. Application No. 2011-068, APN 067-211-019, Maxine M. Littlejohn is presented. This application is for the 2011/12 Regular Roll Year Proposition 8 values. The Applicant is present and sworn.

Exhibits presented to the Board for consideration: **Assessor's Exhibit 1 – Appraisal, Applicant's Exhibit A – Letter to the Board dated 1/8/14, Applicant's Exhibit B – Letter from Fred H. Schott & Associates, Applicant's Exhibit C – Expert Witness Declaration Re: Fred Schott, Applicant's Exhibit D – Expert Witness Declaration Re: John Slobodnik, Applicant's Exhibit E – Reiss Consulting costs of repair and Applicant's Exhibit F - Appraisal**

**Application No. 2011-068, APN 067-211-019, Maxine M. Littlejohn, date of value January 1, 2011, the Board enrolls the Assessor's Proposition 8 value of \$1,400,000 with \$900,000 to land and \$500,000 to**

**improvements.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

The Applicant waives Findings of Fact.

4. Application No. 2012-029, APN 048-231-019, Robert H. Skillin is presented. This application is for the 2012/13 Regular Roll Year Proposition 8 values. The Applicant is present and sworn.

Exhibits presented to the Board for consideration: **Assessor's Exhibit 1 – Appraisal and Exhibit 2 – map of Mary Hall property APN 085-012-048 and Applicant's Exhibit A – Appraisal.**

Applicant amends his application to reflect a total value of \$810,000.

**Application No. 2012-029, APN 048-231-019, Robert H. Skillin, date of value January 1, 2012, the Board enrolls a Proposition 8 value of \$980,000, with \$311,000 to land and \$669,000 to improvements.**

**Motion by:** Monica Chudgar

**Second by:** Douglas Barth

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

5. Application No. 2012-305, APN 066-163-004, Edward M. Larsen and Eric E. Larsen, is presented. This application is for the base year value and 2012/13 Supplemental Roll Year. The Applicants are present and sworn.

Exhibits presented to the Board for consideration: **Assessor's Exhibit 1 – Appraisal and Applicant's Exhibit A – Comparable sales**

**Application No. 2012-305, APN 066-163-004, Edward M. Larsen and Eric E. Larsen, date of value April 17, 2012, the Board enrolls the base year value of \$240,000, with \$170,000 to land and \$70,000 to improvements.**

**Application No. 2012-305, APN 066-163-004, Edward M. Larsen and Eric E. Larsen, date of value January 1, 2013, the Board directs the base year value plus indexing be enrolled.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

6. Application No. 2013-018, APN 047-127-029, William L. Ahlgren is presented. This application is for the 2013/14 Regular Roll Year Proposition 8 values. The Applicant is present and sworn.

Exhibits presented to the Board for consideration: **Assessor's Exhibit 1 – Appraisal and Applicant's Exhibit A – Appraisal**

Applicant amends his application to reflect a total value of \$583,000.

**Application No. 2013-018, APN 047-127-029, William L. Ahlgren, date of value January 1, 2013, the Board enrolls the Assessor's recommended Proposition 8 value of \$625,000, with \$375,000 to land and \$250,000 to improvements.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

The Applicant waives Findings of Fact.

7. Application No. 2012-092, APN 034-071-037, Joseph Laraneta; Application Nos. 2012-122, APN 800-037-923 and 2012-123, APN 800-037-922, Avantair Elite Services; Application Nos. 2012-141, APN 005-068-008, 2012-191, APN 005-068-017, 2012-192, APN 005-068-018, 2012-193, APN 005-068-007, 2012-204, APN 005-068-010, 2012-205, APN 005-068-019, and 2012-206, APN 005-068-016, V2V Properties-Pismo, LLC; Application No. 2012-232, APN 053-501-013, Rajinder Singh; Application No. 2012-289, APN 013-221-017, GFS Cambria, LLC and Casey Hosman; Application No. 2013-059, APN 090-281-018, Angelica Gutierrez, Victor Gutierrez, Lorena Chavez, et al.; Application No. 2013-074, APN 060-102-019, Jose Mejia, are presented for denial of non-response. The Applicants are not present.

**The Board denies Application No. 2012-092, APN 034-071-037, Joseph Laraneta; Application Nos. 2012-122, APN 800-037-923 and 2012-123, APN 800-037-922, Avantair Elite Services; Application Nos. 2012-141, 2012-191, 2012-192, 2012-193, 2012-204, 2012-205, 2012-206, APNs 005-068-008, 005-068-017, 005-068-018, 005-068-007, 005-068-010, 005-068-019, 005-068-016, V2V Properties-Pismo, LLC; Application No. 2012-232, APN 053-501-013, Rajinder Singh; Application No. 2012-289, APN 013-221-017, GFS Cambria, LLC and Casey Hosman; Application No. 2013-059, APN 090-281-018, Angelica Gutierrez, Victor Gutierrez, Lorena Chavez, et al.; Application No. 2013-074, APN 060-102-019, Jose**

**Mejia, for non-response.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

8. This is the time set for approval of the minutes from December 13, 2013.

**The Board approves the minutes of December 13, 2013 and directs the Chairperson to sign same.**

**Motion by:** Douglas Barth

**Second by:** Kem Weber

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica			x	

9. This is the time set for approval of the final indexed values for Application No. 2012-087, APN 044-021-015, Erik Kieler.

**Ms. Toscano: reads the indexed values into the record.**

**The Board approves the indexed values for Application No. 2012-087, APN 044-021-015, Erik Kieler, date of value January 1, 2012, for the 2012/13 Regular Roll total value of \$255,000, with \$255,000 to land and \$0 to improvements.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

10. This is the time set for approval of the amended Policies and Procedures for Operation and Conduct of Hearings Before the Assessment Appeals Board.

**The Board approves the amended Policies and Procedures for Operation and Conduct of Hearings.**

**Motion by:** Douglas Barth

**Second by:** Monica Chudgar

BOARD MEMBERS	AYES	NOES	ABSTAIN	RECUSE
Weber, Kem	x			
Barth, Douglas	x			
Chudgar, Monica	x			

- 11.** This is the time set for members, staff and/or Assessor to bring up items for discussion at the next scheduled meeting.

**Chairperson Kem Weber:** opens to floor to comment without response.

On motion duly made and unanimously carried, the Assessment Appeals Board of the County of San Luis Obispo, State of California, does now adjourn.

---

Chairperson

**ATTEST:**

**JULIE L. RODEWALD**, County Clerk-Recorder and  
Ex-Officio Clerk of the Assessment Appeals Board

By: Amanda King, Deputy Clerk-Recorder